

3/37 Botany Street, Randwick, NSW 2031



Sold Apartment

Friday, 1 September 2023

3/37 Botany Street, Randwick, NSW 2031

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Andrew Kalaizis

0412827601

\$950,000

Ideally located in the heart of Randwick's university and hospital precinct and only 350m to Royal Randwick Shopping Centre, this value packed 2 bedroom apartment presents an ideal market entry or outstanding investment opportunity in one of the East's most in-demand locations. Perfectly liveable as is but with scope to improve, this apartment is set on the first floor of a secure block of six and wrapped in windows on three sides. With no common walls, it also offers the bonus of an invaluable oversized undercover car space and is a short stroll to the Light Rail. Features include:

- 2 double bedrooms with built-in wardrobes, large bathroom
- Open plan living and dining with a covered balcony
- Separate kitchen, share laundry room (own machines)
- Oversized undercover car space for 2 small cars
- Scope to renovate/add value
- Strong rental demand and capital growth potential - astute investment opportunity
- Presently rented for \$650pw
- Walk to the University of NSW, Prince of Wales Hospital and 'The Spot'
- Minutes to transport and Light Rail into the CBD
- Stroll to cafes, supermarkets and Royal Randwick Shopping Village
- In close proximity to Randwick Racecourse and Centennial Park

AUCTION: Saturday 23 September, On Site at 3.00pm (unless sold prior)
INSPECT: Saturday & Thursday 10.00 - 10.30am
DETAILS: Michael Levy on 0419 177 277

If you are currently not in a position to purchase and need to sell first, I would be more than happy to provide you with a confidential, no obligation market appraisal for your property. Please do not hesitate to call me on 9381 7070 or 0419 177 277 for a refreshing, personalised approach to selling real estate.